

**CITY OF MILPITAS PLANNING COMMISSION  
AGENDA FOR FEBRUARY 22, 2006  
CITY HALL COUNCIL CHAMBERS 7:00 P.M.  
455 E. CALAVERAS BLVD., MILPITAS, CA 95035  
(408) 586-3279**

**I. PLEDGE OF ALLEGIANCE**

**II. ROLL CALL**

**III. PUBLIC FORUM**

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Members of the audience are invited to address the Planning Commission on any subject not on tonight's agenda. Speakers must come to the podium, state their name and address for the Secretary's record, and limit their remarks to under three minutes. As an unagendized item, no response is required of the City staff or the Commission; however, the Commission may agendize the item for a future meeting.

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**IV. APPROVAL OF MINUTES:** February 8, 2006

**V. ANNOUNCEMENTS**

**VI. ANNOUNCEMENT OF CONFLICT OF INTEREST**

**VII. APPROVAL OF THE AGENDA**

**VIII. CONSENT CALENDAR (Items with an asterisk \*)**

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At this time any member of the Planning Commission, member of the audience, or staff may request of the Planning Commission to have any item removed from or added to the consent calendar. If removed, this item will be discussed in the order which it appears on the agenda.

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**IX. PUBLIC HEARING**

- \* 1. **USE PERMIT NO. UP2005-27:** A request to locate six (6) panel antennas and four (4) associated equipment cabinets in the Great Mall Tower sign and install a roof top penthouse for the operation of the omnipoint T-Mobile network located at 447 Great Mall Drive (APN: 086-24-055), zoned General Commercial (C2). Applicant: T-Mobile. Staff Contact: Cindy Hom, (408) 586-3284. (PJ# 2445) (*Recommendation: Continue to March 8, 2006*)
- 2. **USE PERMIT AMENDMENT NO. UA2006-1:** A request for the sales of all types of alcohol for an existing restaurant within Ulfert's Center located at 692 Barber Lane (APN: 086-01-035), zoned General Commercial (C2). Applicant: Natthamon Elaydi. Staff Contact: Cindy Hom, (408) 586-3284. (PJ# 2424) (*Recommendation: Approval with Conditions*)

3. **MAJOR TENTATIVE MAP NO. MA2004-3, ZONE CHANGE NO. ZC2004-1, "S" ZONE APPROVAL AMENDMENT NO. SA2005-16, AND ENVIRONMENTAL IMPACT ASSESSMENT NO. EA2005-8:** A request for a five (5) lot subdivision of a .95 gross acre, (.735 net acre) parcel, rezoning from Agriculture (A) to Single-Family Residential (R1-6), and removal of protected trees, located on the southeast portion of Calaveras and Piedmont Roads at 2016 Calaveras Road (APN: 088-16-041), zoned Agriculture (A). Applicant: Sylvia Leung. Staff Contact: Kim Duncan, (408) 586-3283. (PJ# 3179) (*Recommendation: Approval with Conditions*)
4. **MAJOR TENTATIVE PARCEL MAP NO. MA2005-9, "S" ZONE APPROVAL NO. SZ2005-9 AND ENVIRONMENTAL IMPACT ASSESSMENT NO. EA2005-11:** A request to demolish an 124,026 square foot industrial building and construct twelve (12) new R&D buildings, totaling 128,712 square feet, a Tentative Parcel Map to subdivide the new buildings into approximately 69 condominium units, sign program, and site modification including the removal of protected trees, new landscaping, and reconfigured parking, located at 1100 Cadillac Court, (APN: 022-38-016), zoned Light Industrial (M1). Applicant: DES Architects. Staff Contact: Kim Duncan, (408) 586-3283. (PJ# 3195) (*Recommendation: Approval with Conditions*)

## **X. ADJOURNMENT**

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Any person aggrieved by any final decision of any, board, commission, or department head to the City of Milpitas may appeal the decision to the City Council by filing written notice of the appeal with the City Clerk within twelve (12) calendar days of the date of said decision and paying the required fee. This time limit shall be strictly enforced.

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### ***THE NEXT PLANNING COMMISSION MEETING IS March 8, 2006***

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*The Planning Division will provide a recorded agenda or minutes on standard cassette or printed in large type upon request for the visually impaired. In compliance with the Americans with Disabilities act, individuals requiring accommodation for this meeting should notify the Planning Division 48 hours prior to the meeting at (408) 586-3279, TDD (408) 586-3013.*

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#### **MILPITAS PLANNING COMMISSION SUBCOMMITTEE**

The Planning Commission Subcommittee consists of two members (currently Alex Galang-regular member, Norman Azevedo-regular member, Cliff Williams-alternate member) of the Planning Commission, who have approval authority for minor "S" Zone project reviews not involving public hearings. The project reviews are held at 6:30 P.M. on Planning Commission meeting nights, in the City of Milpitas City Hall Committee Room, First Floor, 455 E. Calaveras Boulevard.

- a. ADMINISTRATIVE PERMIT NO. AD2006-2:** A request for a one-day outdoor tent event for a bridal show with loudspeakers, music, and slide show presentation, located at 454 South Abbott Avenue (APN: 086-06-0011), zoned Industrial Park (MP). Applicant: Stuart Rental. Staff Contact: Kim Duncan, (408) 586-3283. (*Recommendation: Approval with Conditions*)
- b. “S” ZONE APPROVAL AMENDMENT NO. SA2005-59:** A request to permit an existing PVC waste water storage tank that is 10’ (H) x 9’-1/2” (W) at the rear of a heavy industrial building located at 1648 Watson Court (APN: 092-08-065), zoned Heavy Industrial (M2). Applicant Cordova Printed Circuits. Staff Contact: Cindy Hom, (408) 586-3284. (*Recommendation: Approval with Conditions*)

**KNOW YOUR RIGHTS UNDER THE OPEN GOVERNMENT ORDINANCE**

Government’s duty is to serve the public, reaching its decisions in full view of the public. Commissions, boards, councils and other agencies of the City exist to conduct the people’s business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people’s review. **FOR MORE INFORMATION ON YOUR RIGHTS UNDER THE OPEN GOVERNMENT ORDINANCE OR TO REPORT A VIOLATION OF THE ORDINANCE, CONTACT THE OPEN GOVERNMENT COMMISSION**

at the City Attorney’s office at the Milpitas City Hall, 455 E. Calaveras Blvd, Milpitas, CA 95035.

E-mail: [rpioroda@ci.milpitas.ca.gov](mailto:rpioroda@ci.milpitas.ca.gov)

Fax: (408) 586-3030

Phone : (408) 586-3000

A free copy of the Open Government Ordinance is available from the City Clerk’s Office or by visiting the City’s website [www.ci.milpitas.ca.gov](http://www.ci.milpitas.ca.gov) Select Open Government Ordinance under News Features